

Millstone Township Municipal Meeting Room
215 Millstone Road @7:30 p.m.
Millstone Township, New Jersey 08535

**MILLSTONE TOWNSHIP
PLANNING BOARD
AGENDA
MARCH 9, 2011**

MEETING CALLED TO ORDER: Chairman Newman
READING OF ADEQUATE NOTICE: Secretary D'Andrea
FLAG SALUTE: Chairman Newman
MEMBERS SWORN IN: Attorney Steib
ROLL CALL: Secretary D'Andrea

Blanco____ Grbelja ____ Pepe____ Masci ____ Kurzman____ Pado____
Pinney____ Beck ____ Newman____ Alt1Ziner____ Alt2 Kocur____

APPROVAL OF MINUTES: December 22, 2010

Motion _____ Second _____

Roll Call:

Kurzman____ Pado____ Pepe____ Beck ____

Newman____ Bailey (Mayor's Designee)____

APPROVAL OF MINUTES: February 9, 2011

Motion _____ Second _____

Roll Call:

Pepe____ Masci ____ Pinney____ Beck ____ Newman____

Bailey ____ Alt1Ziner____ Alt2 Kocur____

PUBLIC COMMENT PORTION: 15-Minute Limit

RESOLUTIONS:

P10-12 NORTH PARK SOLAR ENERGY FARM – Block 16, Lots 2.01 located at N. Disbrow Hill Road consisting of 126.29 acres in the BP zone and Lot 9.05 located at 700 Rike Drive consisting of 4.93 acres in the BP Zone. On 2-9-11, applicant received Preliminary and Final Site Plan for Phase I to construct a solar energy farm and they received Preliminary approval for Phase II of the project.

Motion _____ Second _____

Roll Call:

Pepe____ Masci ____ Pinney____ Beck ____ Newman____

Bailey ____ Alt1Ziner____ Alt2 Kocur____

P10-14 PERL ACRES NORTH – Block 54, Lot 5.01. Located on Route 526.

Previously Zoned R-130 consisting of 44.69 Acres. Applicant received Preliminary Major Subdivision approval to subdivide 11 residential lots received 4-23-03. Applicant Received Final Approval Resolution Memorialized 4-11-07. First Extension of Time commencing 4-11-09 granted through 4-11-10. Second One-Year Extension of Time to perfect the Subdivision granted through 4-10-11. Third and Final One-Year Extension of

Time granted on 2-9-11 to perfect the Subdivision. Zone presently RU-P.

Motion:_____ Second:_____

Roll Call:

Pepe_____ Pinney_____ Beck _____ Newman_____ Bailey _____

Alt1 Ziner_____ Alt2 Kocur_____

P06-07 PERL ACRES SOUTH – Block 55, Lot 2, - Located on Route 526. Previously Zoned R-130 consisting of 158.2 acres. Applicant received Preliminary Major Subdivision approval for a 43-residential lot subdivision and 2 lots for Township dedication received 6/25/03. Final Approval granted Resolution Memorialized 4-11-07. First Extension of Time commencing granted through 4-11-10. Second One-Year Extension of Time to perfect the Subdivision granted through 4-10-11. . Third and Final One-Year Extension of Time granted on 2-9-11 to perfect the Subdivision. Zone presently RU-P.

Motion:_____ Second:_____

Roll Call:

Pepe_____ Masci _____ Pinney_____ Beck _____ Newman_____

Bailey _____ Alt1 Ziner_____ Alt2 Kocur_____

P10-03 TRIPPIEDI , JOHN AND YOLANDA – Block 37.03, Lots 29.06, 26.25 and 26.26. Property Located at 38 Clarksburg Road in the R-80 Zone. Lot 26.26 consisting of 60.049 s.f., Lot 29.06 consisting of 40,000.s.f. and Lot 26.25 consisting of 64.123 s.f. Applicant requested and received Preliminary and Final Major Subdivision approval for purposes of a lot line adjustment.

Motion _____ Second _____

Roll Call:

Pepe_____ Masci _____ Pinney_____ Beck _____ Newman_____

Bailey _____ Alt1 Ziner_____ Alt2 Kocur_____

CAPITAL IMPROVEMENT:

P11-01 – MILLSTONE TOWNSHIP SCHOOL DISTRICT – Block 25, Lot 1.08 Located off of Baird Road at 5 Dawson Court consisting of 56.30 acres in the RU-P zone. Applicant comes to the Board to present a proposed sign plan for installation at the Middle School.

Motion _____ Second _____

Roll Call:

Blanco_____ Grbelja _____ Pepe_____ Masci _____ Kurzman_____ Pado_____

Pinney_____ Beck _____ Newman_____ Alt1 Ziner_____ Alt2 Kocur_____

CARRIED APPLICATION:

P10-09 MILLSTONE PROPERTY INVESTMENTS, LLC. – Block 16, Lots 11.01, 11.02 and 11.03. Located at 1 Prodelin Way consisting of 9.87 acres located in the HC Zone. Applicant received approval to construct a one-story 9,900 square foot day care center along with a 6,000 square foot one-story office and storage building on 6-13-2007 and was granted a one-year extension of time through 6-13-2011. Applicant returned to the Board for an Amendment of Preliminary Site Plan approval to include access through Monroe Township. Waivers requested. No variances requested. Application heard in part on 12/8/10 and carried to 1/12/11, 2/9/11, 3/9/11 without further noticing. Applicant granted Board extension of time through and including 3/10/11.

Motion _____ Second _____

Roll Call:

Blanco____Grbelja ____ Pepe____ Masci ____ Kurzman____Pado____
Pinney____Beck ____ Newman____ Alt1Ziner____Alt2 Kocur____

INFORMAL APPLICATION:

P10-01 MILLSTONE ROAD HOLDINGS, LLC – Block 36, Lots 20, 23.01, 31, 34, 35, 36 &44.01 located off of Millstone Road. Property consists of 23.62 acres located in the R-130 zone. Applicant requests an informal hearing before the Board to present proposal to subdivide the property into six (6) building lots and one lot for stormwater management basin. No noticing required for the informal application.

Motion____ Second____

Roll Call:

Blanco____Grbelja ____ Pepe____ Masci ____ Kurzman____Pado____
Pinney____Beck ____ Newman____ Alt1Ziner____Alt2 Kocur____

OLD BUSINESS:

NEW BUSINESS:

ADJOURNMENT: